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2006 106455

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2006 DEC -4 PM 12:50

MICHAEL A. BROWN
RECORDER

MAIL TAX BILLS TO:

First Metropolitan Builders, Inc.
9843 White Oak Avenue
Munster, Indiana 46321

SPECIAL WARRANTY DEED

CM 6-20065926

THIS INDENTURE WITNESSETH, That the Board of Parks and Recreation of the Town of Munster, Indiana, a municipal corporation, in Munster, Lake County, Indiana ("Grantor");

CONVEYS AND SPECIALLY WARRANTS TO Harris N.A., as Successor Trustee of Mercantile National Bank of Indiana under agreement dated July 17, 2005 and known as Trust No. 6850-LT, its successors, assigns or nominees ("Grantee"), in consideration of One Dollar and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

CHICAGO TITLE INSURANCE COMPANY

The North 85.34 feet of the South 1525.35 feet of that part of the Northeast Quarter of Section 31, Township 36 North, Range 9 West of the Second Principal Meridian, lying East of the center line of the Hart Ditch, in Munster, Lake County, Indiana.

Key No. 18-28-13-22.
CKA: 9840 White Oak Avenue, Munster, Indiana

and

The South 85.33 feet of the North 170.66 feet of the North 544.51 feet of the South 1696.01 feet of that part of the Northeast Quarter of Section 31, Township 36 North, Range 9 West of the Second Principal Meridian, lying East of the center line of the Hart Ditch in Munster, Lake County, Indiana.

Tax Key No. 18-28-13-8.
CKA: 9826 White Oak Avenue, Munster, Indiana 46321

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

DEC 04 2006

PEGGY HOLINGA KATONA
LAKE COUNTY AUDITOR

24818

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CS
BP

The Grantor warrants only that it has not created or suffered any defect in title to occur during the period that the Grantor was in title to the property being transferred.

This conveyance is subject to the following additional restrictions:

- 1) Real estate taxes for 2005 payable 2006, if any, and subsequent years
- 2) Rights of way for drainage tiles, ditches, feeders and laterals, if any
- 3) Right of way for drainage, flow and maintenance of Hart Ditch together with an additional 75 foot right of way as provided by IC 36-9-27-33
- 4) Drainage rights of the owners and all parties interested in lands drained by and through the Hart Ditch
- 5) Easement for communications systems in favor of Indiana Bell Telephone Company, Inc., contained in a grant from Walter A. Dausch and Mary Ann Dausch dated February 21, 1978 and recorded March 20, 1978 as Document Number 458977 in the Office of the Recorder of Lake County, Indiana. (Affects the West 20 feet of the East 40 feet of the land)
- 6) Terms and Provisions of an Easement and Right to Encroach made by Walter A. Dausch and Mary Ann Dausch, husband and wife, their heirs and assigns, dated November 17, 1982 and recorded December 7, 1982 as Document Number 689568 in the Office of the Recorder of Lake County, Indiana. For further particulars, see record.
- 7) All building and zoning ordinances
- 8) Restrictions and easements of record
- 9) Existing streets and highways
- 10) Terms and conditions set forth in an Interlocal Cooperation Agreement dated August 3, 2006 among the School Town of Munster, Indiana, the Town of Munster, Indiana, and the Board of Parks and Recreation of the Town of Munster, Indiana, its Exhibit A and its Supplement to Exhibit A

Dated this 28th day of September, 2006.

Board of Parks and Recreation of the Town of
Munster, Indiana.

By: 

MATTHEW BROZOVIC, President

ATTEST:

[Signature]
DAVID CERVEN, Secretary

STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for the State of Indiana, County of Lake, personally appeared Matthew Brozovic and David Cerven, known to me to be the President and Secretary, respectively, of The Board of Parks and Recreation of the Town of Munster, Indiana and acknowledged their execution of the foregoing deed on behalf of said Grantee, on this 28 day of September, 2006, for the uses and purposes set forth therein.

[Signature]
_____, Notary Public
Commission Expires: 5-29-08 County of Residence: Lake

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

[Signature]
EUGENE M. FEINGOLD (#6801-45)

This instrument prepared by Eugene M. Feingold, Munster, Indiana, Attorney at Law, (#6801-45).

MAIL TO:
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